

SUBMIT: COMPLETED APPLICATION, TAX STATEMENT AND FEE TO:

Bayfield County  
Planning and Zoning Depart.  
PO Box 58  
Washburn, WI 54891  
(715) 373-6138

APPLICATION FOR PERMIT  
BAYFIELD COUNTY, WISCONSIN

RECEIVED  
Date Stamp (Received)

OCT 28 2021

Bayfield Co.  
Planning and Zoning Agency

Permit #:	22-0032
Date:	3-3-2022
Amount Paid:	\$175 2-1-2022 Spec Use Class-A JIG
Other:	
Refund:	

INSTRUCTIONS: No permits will be issued until all fees are paid.  
Checks are made payable to: Bayfield County Zoning Department.

DO NOT START CONSTRUCTION UNTIL ALL PERMITS HAVE BEEN ISSUED TO APPLICANT.

Original Application MUST be submitted

FILL OUT IN INK (NO PENCIL)

TYPE OF PERMIT REQUESTED		<input type="checkbox"/> LAND USE		<input type="checkbox"/> SANITARY		<input type="checkbox"/> PRIVY		<input type="checkbox"/> CONDITIONAL USE		<input checked="" type="checkbox"/> SPECIAL USE		<input type="checkbox"/> B.O.A.		<input type="checkbox"/> OTHER	
Owner's Name:		James Lean				Mailing Address: 2117 Abbey Rd				City/State/Zip: Onalaska, WI 54650				Telephone:	
Address of Property:		Tax ID # 7082				City/State/Zip: Washburn, WI 54891				Cell Phone: 715 292-4563					
Email: (print clearly)		jimleanmde@gmail.com													
Contractor:		Rito/9				Contractor Phone: 715 278 3924				Plumber:				Plumber Phone:	
Authorized Agent: (Person Signing Application on behalf of Owner(s))						Agent Phone:				Agent Mailing Address (include City/State/Zip):				Written Authorization Required (for Agent)	
PROJECT LOCATION		See # 7082 Legal Description: (Use Tax Statement)				Tax ID# # 7082				Recorded Document: (Showing Ownership) 2020R 581861					
1/4, 1/4		Gov't Lot 1-4		Lot(s) 25		CSM 901		Vol & Page 16 of 84		CSM Doc #		Lot(s) #		Block #	
Subdivision:		Grants Houghton Point													
Section 27, Township 49 N, Range 4 W		Town of: Bayview				Lot Size 13.996				Acreage 9 acres					

<input checked="" type="checkbox"/> Shoreland	<input type="checkbox"/> Is Property/Land within 300 feet of River, Stream (incl. Intermittent) Creek or Landward side of Floodplain? If yes---continue →	Distance Structure is from Shoreline : _____ feet	Is your Property in Floodplain Zone? Yes No	Are Wetlands Present? Yes No
	<input checked="" type="checkbox"/> Is Property/Land within 1000 feet of Lake, Pond or Flowage If yes---continue →	Distance Structure is from Shoreline : 400 feet		
<input type="checkbox"/> Non-Shoreland				

Value at Time of Completion * include donated time & material	Project	Project # of Stories	Project Foundation	Total # of bedrooms on property	What Type of Sewer/Sanitary System(s) is on the property or Will be on the property?	Type of Water on property
\$ ~8000	<input type="checkbox"/> New Construction	<input type="checkbox"/> 1-Story	<input type="checkbox"/> Basement	<input type="checkbox"/> 1	<input type="checkbox"/> Municipal/City	<input type="checkbox"/> City
	<input type="checkbox"/> Addition/Alteration	<input type="checkbox"/> 1-Story + Loft	<input type="checkbox"/> Foundation	<input type="checkbox"/> 2	<input type="checkbox"/> (New) Sanitary Specify Type:	<input type="checkbox"/> Well
	<input type="checkbox"/> Conversion	<input type="checkbox"/> 2-Story	<input type="checkbox"/> Slab	<input type="checkbox"/> 3	<input type="checkbox"/> Sanitary (Exists) Specify Type:	None
	<input type="checkbox"/> Relocate (existing bldg)	<input type="checkbox"/> None	<input checked="" type="checkbox"/> Gravel	<input type="checkbox"/> Privy (Pit) or <input type="checkbox"/> Vaulted (min 200 gallon)		
	<input type="checkbox"/> Run a Business on Property		<input checked="" type="checkbox"/> Use	<input type="checkbox"/> Portable (w/service contract)		
	<input checked="" type="checkbox"/> Driveway		<input type="checkbox"/> Year Round	<input type="checkbox"/> Compost Toilet		
				<input checked="" type="checkbox"/> None		

Existing Structure: (if addition, alteration or business is being applied for)	Length:	Width:	Height:
Proposed Construction: (overall dimensions)	Length: 100	Width: 12	Height: 0

Proposed Use	✓	Proposed Structure	Dimensions	Square Footage
<input checked="" type="checkbox"/> Residential Use	<input type="checkbox"/>	Principal Structure (first structure on property)	( X )	
	<input type="checkbox"/>	Residence (i.e. cabin, hunting shack, etc.)	( X )	
		with Loft	( X )	
		with a Porch	( X )	
		with (2nd) Porch	( X )	
<input type="checkbox"/> Commercial Use		with a Deck	( X )	
		with (2nd) Deck	( X )	
		with Attached Garage	( X )	
<input type="checkbox"/> Municipal Use	<input type="checkbox"/>	Bunkhouse w/ ( <input type="checkbox"/> sanitary, or <input type="checkbox"/> sleeping quarters, or <input type="checkbox"/> cooking & food prep facilities)	( X )	
	<input type="checkbox"/>	Mobile Home (manufactured date) _____	( X )	
	<input type="checkbox"/>	Addition/Alteration (explain) _____	( X )	
	<input type="checkbox"/>	Accessory Building (explain) _____	( X )	
	<input type="checkbox"/>	Accessory Building Addition/Alteration (explain) _____	( X )	
	<input checked="" type="checkbox"/>	Special Use: (explain) Driveway in Shoreland Zone	( 12 X 100 )	1200
	<input type="checkbox"/>	Conditional Use: (explain) _____	( X )	
	<input type="checkbox"/>	Other: (explain) _____	( X )	

FAILURE TO OBTAIN A PERMIT or STARTING CONSTRUCTION WITHOUT A PERMIT WILL RESULT IN PENALTIES

I (we) declare that this application (including any accompanying information) has been examined by me (us) and to the best of my (our) knowledge and belief it is true, correct and complete. I (we) acknowledge that I (we) am (are) responsible for the detail and accuracy of all information I (we) am (are) providing and that it will be relied upon by Bayfield County in determining whether to issue a permit. I (we) further accept liability which may be a result of Bayfield County relying on this information I (we) am (are) providing in or with this application. I (we) consent to county officials charged with administering county ordinances to have access to the above described property at any reasonable time for the purpose of inspection.

Owner(s): James Lean  
(If there are Multiple Owners listed on the Deed All Owners must sign or letter(s) of authorization must accompany this application)

Date 10/28/21

Authorized Agent: \_\_\_\_\_ (See Note below)  
(If you are signing on behalf of the owner(s) a letter of authorization must accompany this application)

Date \_\_\_\_\_

Address to send permit 2117 Abbey Rd # 402, Onalaska, WI 54650

Attach  
Copy of Tax Statement  
If you recently purchased the property send your Recorded Deed

Turn Over



In the box below: **Draw or Sketch your Property** (regardless of what you are applying for)

- (1) Show Location of:

(2) Show / Indicate:

(3) Show Location of (\*):

(4) Show:

(5) Show:

(6) Show any (\*):

(7) Show any (\*):
- Proposed Construction

North (N) on Plot Plan

(\*) Driveway and (\*) Frontage Road (Name Frontage Road)

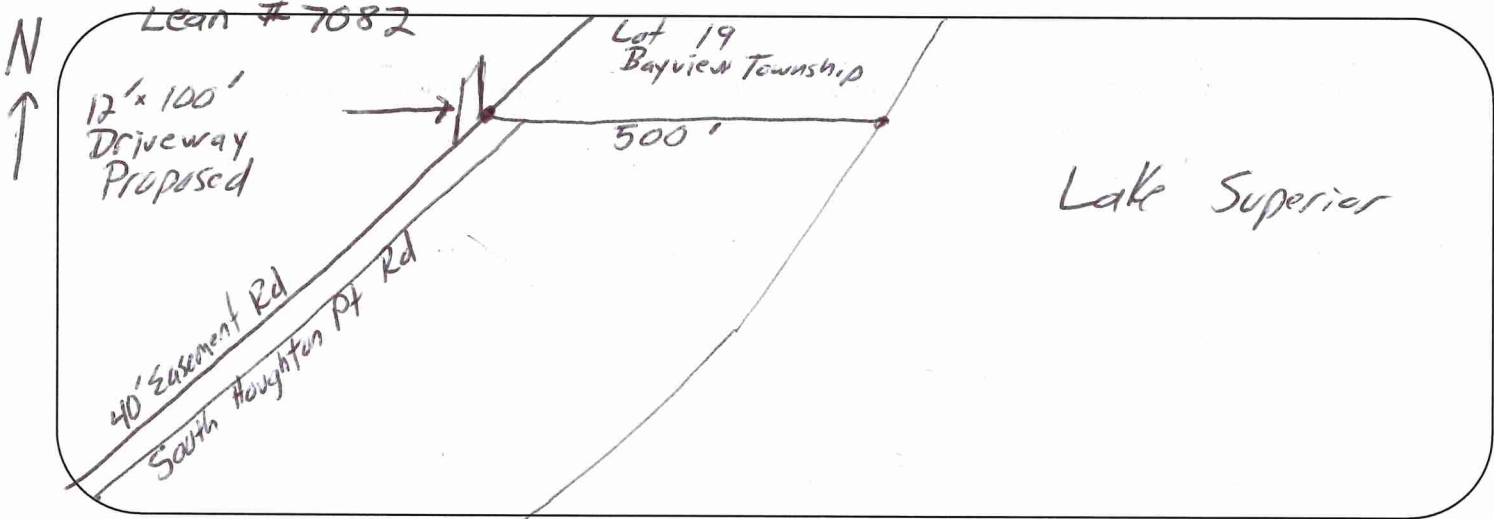
All Existing Structures on your Property

(\*) Well (W); (\*) Septic Tank (ST); (\*) Drain Field (DF); (\*) Holding Tank (HT) and/or (\*) Privy (P)

(\*) Lake; (\*) River; (\*) Stream/Creek; or (\*) Pond

(\*) Wetlands; or (\*) Slopes over 20%

Fill Out in Ink – NO PENCIL



Please complete (1) – (7) above (prior to continuing)

Changes in plans must be approved by the Planning & Zoning Dept.

(8) Setbacks: (measured to the closest point)

Description	Setback Measurements	Description	Setback Measurements
Setback from the Centerline of Platted Road	20 Feet	Setback from the Lake (ordinary high-water mark)	402 Feet
Setback from the Established Right-of-Way	0 Feet	Setback from the River, Stream, Creek	<del>400</del> Feet
		Setback from the Bank or Bluff	400 Feet
Setback from the North Lot Line	200 Feet		
Setback from the South Lot Line	0 Feet	Setback from Wetland	445 Feet
Setback from the West Lot Line	825 <del>0</del> Feet	20% Slope Area on the property	<input type="checkbox"/> Yes <input type="checkbox"/> No
Setback from the East Lot Line	0 Feet	Elevation of Floodplain	Feet
(Driveway only)			
Setback to Septic Tank or Holding Tank	— Feet	Setback to Well	— Feet
Setback to Drain Field	— Feet		
Setback to Privy (Portable, Composting)	— Feet		
Prior to the placement or construction of a structure within ten (10) feet of the minimum required setback, the boundary line from which the setback must be measured must be visible from one previously surveyed corner to the other previously surveyed corner or marked by a licensed surveyor at the owner's expense.			
Prior to the placement or construction of a structure more than ten (10) feet but less than thirty (30) feet from the minimum required setback, the boundary line from which the setback must be measured must be visible from one previously surveyed corner to the other previously surveyed corner, or verifiable by the Department by use of a corrected compass from a known corner within 500 feet of the proposed site of the structure, or must be marked by a licensed surveyor at the owner's expense.			

(9) Stake or Mark Proposed Location(s) of New Construction, Septic Tank (ST), Drain field (DF), Holding Tank (HT), Privy (P), and Well (W).

**NOTICE(s):** All Land Use Permits Expire One (1) Year from the Date of Issuance if Construction or Use has not begun.  
For the Construction of New One & Two Family Dwelling: ALL Municipalities Are Required To Enforce The Uniform Dwelling Code.  
The local Town, Village, City, State or Federal agencies may also require permits.

If subject property is part of a Condominium Plat, applicant hereby certifies and represents that applicant has all necessary approvals and recorded documents required to complete the project for which this permit is sought including requirements set forth in Wisconsin statutes pertaining to condominium associations, the Declaration of the Condominium Association in which the property is located, and all other rules, regulations and requirements pertaining to that Condominium Association.

You are responsible for complying with state and federal laws concerning construction near or on wetlands, lakes, and streams. Wetlands that are not associated with open water can be difficult to identify. Failure to comply may result in removal or modification of construction that violates the law or other penalties or costs. For more information, visit the department of natural resources wetlands identification web page or contact a department of natural resources service center (715) 685-2900.

<b>Issuance Information (County Use Only)</b>		Sanitary Number: _____		# of bedrooms: _____		Sanitary Date: _____		
Permit Denied (Date): _____		Reason for Denial: _____						
Permit #: 22-0032		Permit Date: 3-3-2022						
Is Parcel a Sub-Standard Lot		<input checked="" type="checkbox"/> Yes (Deed of Record) _____	<input type="checkbox"/> No	Mitigation Required		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Affidavit Required	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Is Parcel in Common Ownership		<input type="checkbox"/> Yes (Fused/Contiguous Lot(s)) _____	<input type="checkbox"/> No	Mitigation Attached		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Affidavit Attached	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Is Structure Non-Conforming		<input type="checkbox"/> Yes _____	<input type="checkbox"/> No					
Granted by Variance (B.O.A.)		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Case #:		Previously Granted by Variance (B.O.A.)		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Case #:		
Was Parcel Legally Created		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		Were Property Lines Represented by Owner		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		
Was Proposed Building Site Delineated		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		Was Property Surveyed		<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		
Inspection Record: Site snow covered but no obvious issues.		Zoning District ( RRB ) Lakes Classification ( 1 )						
Date of Inspection: 11-3-21		Inspected by: Todd Norwood		Date of Re-Inspection:				
Condition(s): Town, Committee or Board Conditions Attached? <input type="checkbox"/> Yes <input type="checkbox"/> No – (If No they need to be attached.) Disturbance shall be kept to the minimum area needed to complete project. Use best management practices to limit/prevent erosion and sedimentation. Revegetate disturbed area following construction, where applicable.								
Signature of Inspector: Todd Norwood		Date of Approval: 2-17-22						
Hold For Sanitary: <input type="checkbox"/> _____		Hold For TBA: <input type="checkbox"/> _____		Hold For Affidavit: <input type="checkbox"/> _____		Hold For Fees: <input type="checkbox"/> _____		



# TOWN BOARD RECOMMENDATION -- (CLASS A - SPECIAL USE)

When **Town Board** has completed this form, please mail to:

Bayfield County Planning and Zoning Department  
P.O. Box 58 – Washburn, WI 54891  
Phone – (715) 373-6138  
Fax – (715) 373-0114  
e-mail: zoning@bayfieldcounty.org

Website:  
www.bayfieldcounty.org/147

Date Zoning Received: (Stamp Here)

RECEIVED

NOV 10 2021

Bayfield Co.  
Planning and Zoning Agency

Property Owner(s) are responsible to give this form to the Town Clerk. **Attach a copy of the County Application (8 1/2 x 14) [front/back].** This is a **Class A** special use request. **Note:** The Town's Planning Commission meets prior to the Town. Once the Town meets they will forward their recommendation to the Planning and Zoning Department. Ask Town if you should be present at their meeting(s).

Property Owner James E Lean Contractor Ritola  
Property Address Tax ID # 7082 Authorized Agent \_\_\_\_\_  
Agent's Telephone \_\_\_\_\_  
Telephone 715 292 4563 Written Authorization Attached: Yes ( ) No ( )

Accurate Legal Description involved in this request (specify **only** the property involved with this application)

\_\_\_\_ 1/4 of \_\_\_\_ 1/4, Section 27, Township 49 N., Range 4 W. Town of Bayview  
Govt. Lot \_\_\_\_ Lot \_\_\_\_ Block \_\_\_\_ Subdivision Grants Houghton Point CSM# 901  
Volume 6 Page 84 of Deeds Tax I.D.# # 7082 Acreage 13.986

Additional Legal Description: \_\_\_\_\_

Applicant: (State what you are asking for) Shoreland Zoning Zoning District: R-RB Lakes Classification \_\_\_\_\_

Driveway off South Houghton Point Rd 40' Easement to adjacent property, Lot 25 Houghton Pt Subdivision.

We, the Town Board, TOWN OF Bayview, do hereby recommend to

☐ Table

☒ Approval

☐ Disapproval

Have you reviewed this for Compatibility with the Comprehensive and/or Land Use Plan: ☒ Yes ☐ No

Township: (In detail clearly state Town Board's reason for recommendation of tabling, approval or disapproval)

COMPATIBLE WITH THIS AREA.

\*\* THE FOLLOWING **MUST** BE INCLUDED WITH THIS FORM:

1. The Tabled, Approval or Disapproval box checked
2. The Town's reasoning for the tabling, approval or disapproval
3. The form returned to Zoning Department **not a copy or fax**

**\*\* NOTE:**

Receiving Town Board approval, **does not** allow the start of construction or business, you **must** first obtain your permit card(s) from the Planning and Zoning Department.

Revised: November 2017

Signed:

Chairman: Dan A. Jir

Supervisor: Bill Bodin

Supervisor: \_\_\_\_\_

Supervisor: \_\_\_\_\_

Clerk: Wanda Jeph

Date: 11/9/21



# Bayfield County, WI

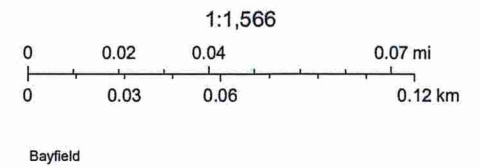


10/27/2021, 12:40:34 PM

- |               |               |                             |
|---------------|---------------|-----------------------------|
| Lake Superior | 5             | Approximate Parcel Boundary |
| 1             | Rivers        | Section Lines               |
| 2             | Tie Lines     | Government Lot              |
| 3             | Meander Lines | Municipal Boundary          |
| 4             |               |                             |

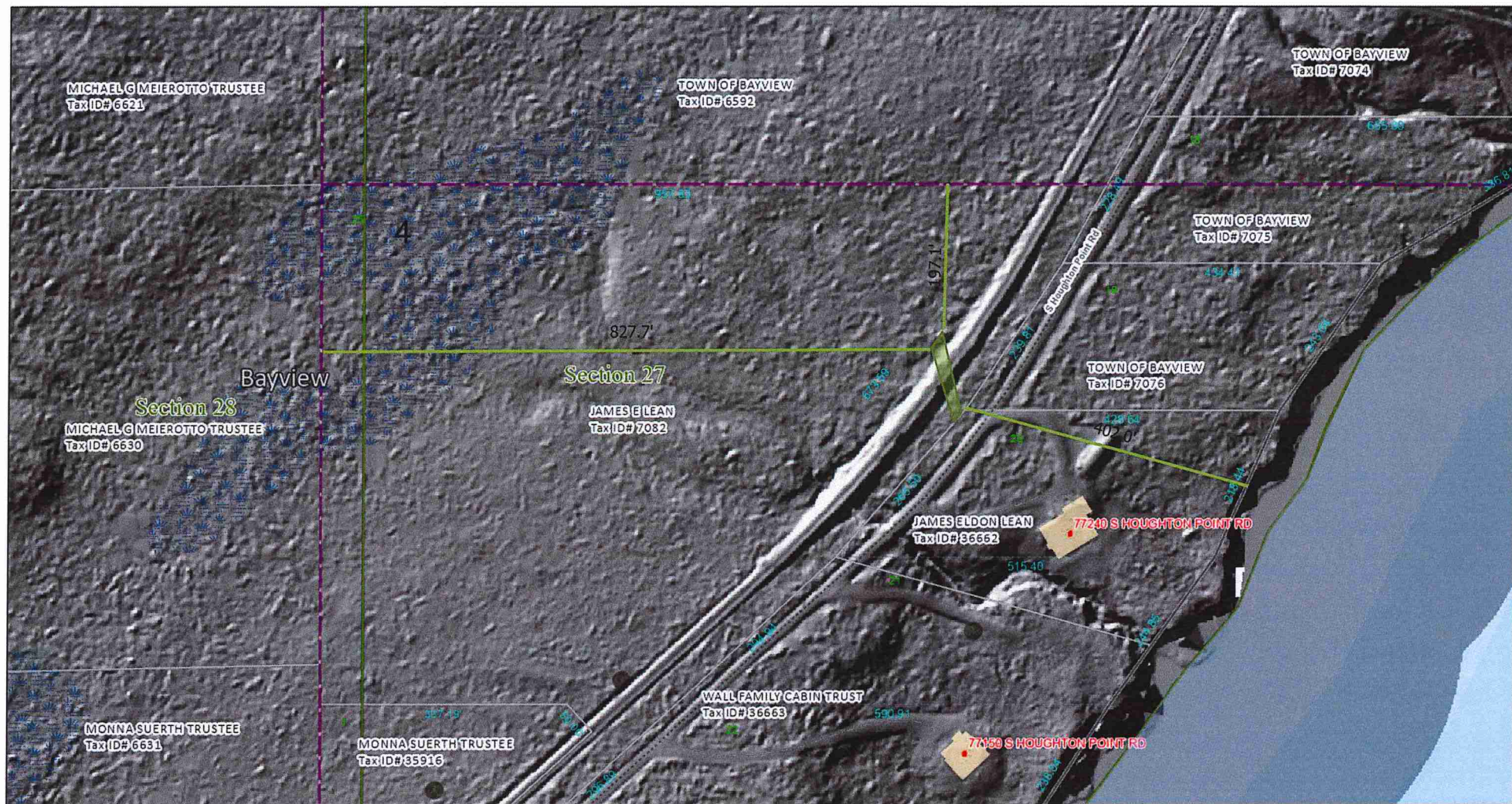
- All Roads
- Private
- Survey Maps
- UnRecorded Map
  - Recorded Map

- Building Footprint 2009-2015
- Existing
  - Driveways
  - Buildings






# Bayfield County, WI




12/9/2021, 1:21:14 PM

 Override 1  Wetlands  Approximate Parcel Boundary

## Lake Superior



1  
2  
3


**Wetlands**

Rivers

## Tie Lines

## Meander Lines

 Approximate Parcel Boundary

 Section Lines

Government Lot

 Municipal Boundary

## All Roads

..... Private

## Survey Maps

UnRecorded Map

 Recorded Map

### Building Footprint 2009-2015

Existing

## Driveways

 Buildings

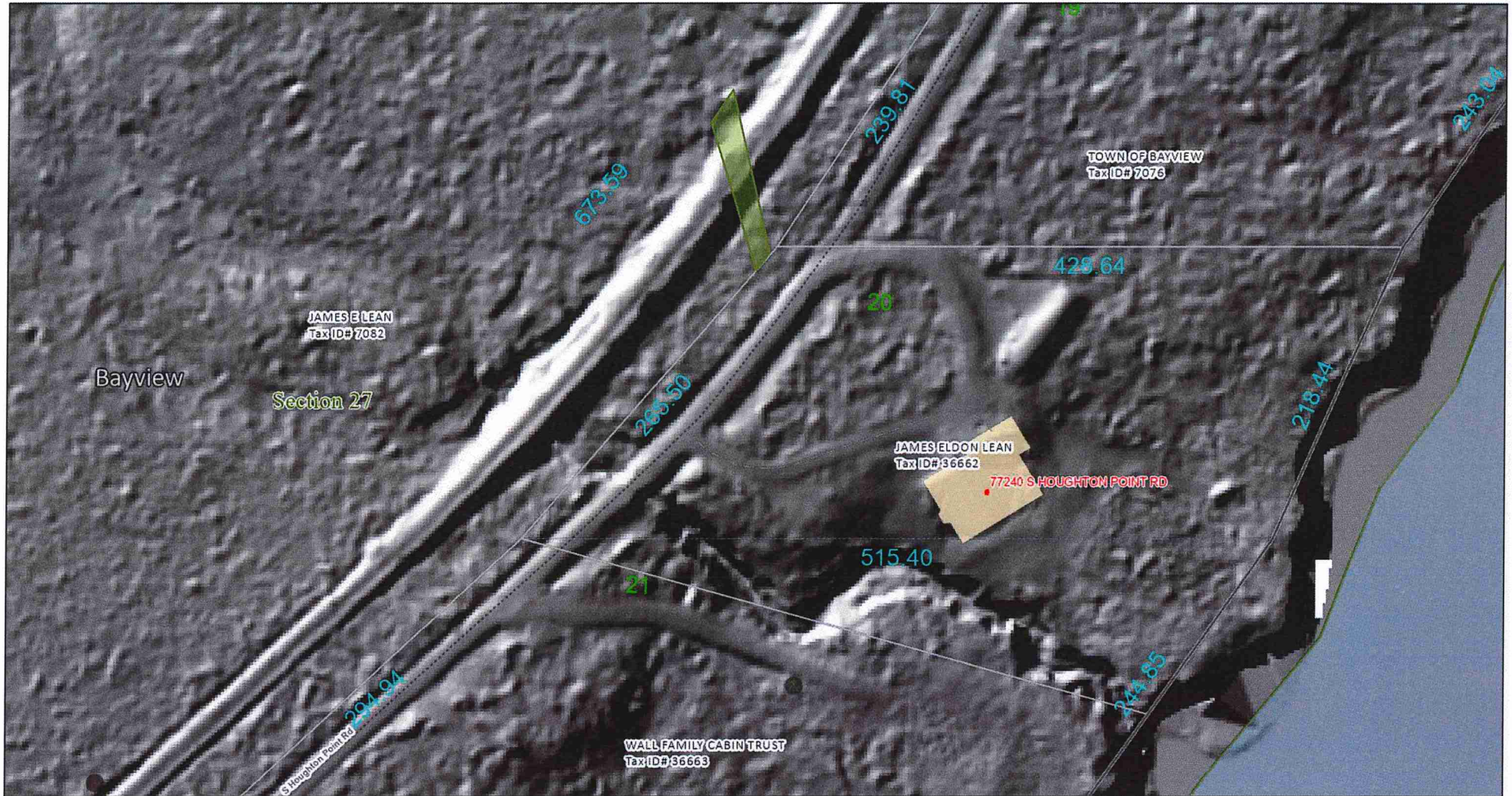
1:1,566

A number line with two scales. The top scale is labeled in miles (mi) with major tick marks at 0, 0.02, 0.04, and 0.07. The bottom scale is labeled in kilometers (km) with major tick marks at 0, 0.03, 0.06, and 0.12. The line is divided into segments by smaller tick marks, representing increments of 0.01 miles and 0.015 kilometers.

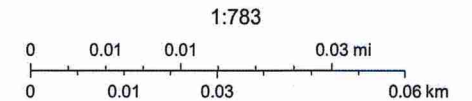
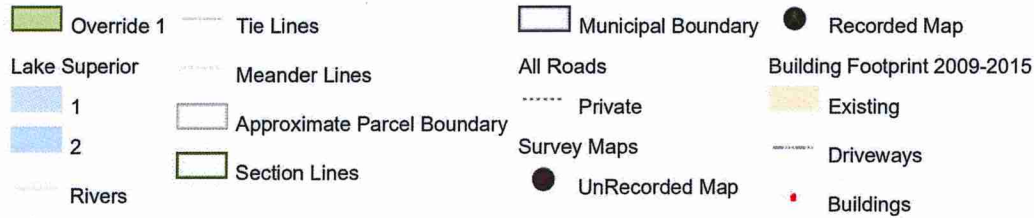
Bayfield County, Bayfield



# Bayfield County, WI



12/9/2021, 12:58:28 PM



Bayfield County, Bayfield

# Real Estate Bayfield County Property Listing

Today's Date: 10/27/2021

Property Status: Current

Created On: 3/15/2006 1:15:00 PM

## Description Updated: 8/20/2021

**Tax ID:** 7082  
**PIN:** 04-008-2-49-04-27-2 00-187-27000  
Legacy PIN: 008107608000  
Map ID:  
Municipality: (008) TOWN OF BAYVIEW  
STR: S27 T49N R04W  
Description: GRANT'S HOUGHTON POINT PART OF  
GOVT LOTS 1-4 LOT 25 TOG WITH RR  
ROW & LESS LOT 1 CSM #901 IN V.6  
P.84 IN DOC 2020R-581861 629  
Recorded Acres: 10.610  
Calculated Acres: 13.986  
Lottery Claims: 0  
First Dollar: No  
Zoning: (R-RB) Residential-Recreational Business  
ESN: 106

## Tax Districts Updated: 3/15/2006

1	STATE
04	COUNTY
008	TOWN OF BAYVIEW
046027	SCHL-WASHBURN
001700	TECHNICAL COLLEGE

## Recorded Documents Updated: 3/15/2006

### QUIT CLAIM DEED

Date Recorded: 4/23/2020 2020R-581861

### QUIT CLAIM DEED

Date Recorded: 2/14/2013 2013R-548201 1101-326

### CONVERSION

Date Recorded: 559-399;605-73;649-344

## Ownership Updated: 8/20/2021

**JAMES E LEAN** ONALASKA WI

### Billing Address:

**JAMES E LEAN**  
2117 ABBEY RD  
UNIT 402  
ONALASKA WI 54650

### Mailing Address:

**JAMES E LEAN**  
2117 ABBEY RD  
UNIT 402  
ONALASKA WI 54650

## Site Address \* indicates Private Road

N/A

## Property Assessment Updated: 9/2/2015

### 2021 Assessment Detail

Code	Acres	Land	Imp.
G6-PRODUCTIVE FOREST	10.610	21,200	0

### 2-Year Comparison

	2020	2021	Change
Land:	21,200	21,200	0.0%
Improved:	0	0	0.0%
Total:	21,200	21,200	0.0%

## Property History

N/A



Town, City, Village, State or Federal  
Permits May Also Be Required

LAND USE – **X**  
SANITARY –  
SIGN –  
SPECIAL (A) – **X** (Town of Bayview-11/10/2021)  
CONDITIONAL –  
BOA –

# BAYFIELD COUNTY

# PERMIT

WEATHERIZE AND POST THIS PERMIT  
ON THE PREMISES DURING CONSTRUCTION

No. **22-0032** Issued To: **James Lean**

Location:  $\frac{1}{4}$  of  $\frac{1}{4}$  Section **27** Township **49** N. Range **4** W. Town of **Bayview**

Gov't Lot **1-4** Lot **25** Block Subdivision **Houghton Point** CSM#  
**Together with RR ROW & Less Lot 1 CSM#901 in V. 6 P. 84**

**Residential** **Driveway**  
For: **Other:** [ Shoreland Grading ], (100' x 12') = 1,200 sq. ft.

**(Disclaimer):** Any future expansions or development would require additional permitting.

**Condition(s):** Use best management practices to limit and prevent erosion and sedimentation during construction. Revegetate and stabilize non-rock disturbed areas following construction. Disturbance shall be kept to the minimum area needed to complete project.

**NOTE:** This permit expires one year from date of issuance if the authorized construction work or land use has not begun.

Changes in plans or specifications shall not be made without obtaining approval. This permit may be void or revoked if any of the application information is found to have been misrepresented, erroneous, or incomplete.

This permit may be void or revoked if any performance conditions are not completed or if any prohibitory conditions are violated.

**Todd Norwood, AZA**

Authorized Issuing Official

**March 3, 2022**

Date